

GOVERNMENT OF TELANGANA
ABSTRACT

Revenue (Registration and Stamps) Department – Regularization and transfer of rights on lands encroachments on unobjectionable Government lands and Surplus land under Urban Land Ceiling to the people on payment basis – Exemption of Stamp Duty and Registration Fees on Conveyance Deeds – Notification – Orders – Issued.

REVENUE (REGISTRATION-I) DEPARTMENT

G.O.Ms.No.82

Dated:24-05-2016.

Read the following:-

1. G.O.Ms.No.59, Revenue(Assn.I) Dept,dt.30.12.2014.
2. G.O.Ms.No.12, Revenue (Asn.I) Dept, dt.30.01.2015.
3. From the CCLA D.O. Lr.No. Assn(1)/600/2014,dt.13.5.2016.
4. From the C&IG of R&S, Lr.No.S2/2758/2016, dt.18.5.2016.

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ORDER:

In the reference 1st read above, Government have issued orders to alienate and regularize possession of unobjectionable Government land and surplus land under Urban Land Ceiling in respect of the possessions held by people, on payment basis for possessions held for both residential and non residential purposes, prescribing terms and conditions therein for Regularization and transfer of rights on these lands.

2. In partial modification of the orders issued in the G.O. 1st read above, Government have issued orders to the effect that the Conveyance Deeds executed by the respective Tahsildars in favour of the applicants under the said G.O. shall be exempted from the payment of stamp duty & registration fee and transfer duty.

3. In the reference 3rd read above, the Chief Commissioner of Land Administration has informed that the Government in G.O.Ms.No.59, Revenue (Assn.I) Department, dt.30.12.2014 have issued orders for regularization and transfer of rights on land encroachments unobjectionable Government lands and Surplus lands under Urban Land Ceiling, to the people on payment basis and in G.O.Ms.No.12, Revenue (Assn.I) Department, dt:30.01.2015 orders were issued exempting from payment of stamp duty & registration fee and transfer duty for the Conveyance Deeds to be executed by the Tahsildars concerned and that it has been brought to the notice of this office that whenever the Tahsildars are approaching the concerned Sub Registrars for Registration of Conveyance Deeds in favour of the applicants, free of cost and the Sub Registrars are refusing to register the same stating that the instructions to the effect are not received by them from the Government in Registration & Stamps Department.

4. The Chief Commissioner of Land Administration has therefore, requested to issue necessary notification U/s.9 of Indian Stamp Act, 1899 to register all Conveyance Deeds issued under G.O.Ms.No.59, in favour of the applicants, free of cost.

5. In reference 4th read above, the Commissioner & Inspector General of Registration & Stamps, Telangana State, Hyderabad has stated that issue notification U/s 9 of Indian Stamp Act,1899 to register all Conveyance Deeds issued under G.O.59, in favour of applicants, free of cost. Stamp Duty, Transfer Duty and Registration fee are leviable on any deed of transfer. The Government if feels, may exempt the Stamp Duty under Section 9 of Indian Stamp Act,1899. When the Stamp duty is exempted, transfer duty is automatically exempted as per the clarification issued in vide memo No. 14273/Regn.II/A1/2012, dt:07.05.2011. Further he has informed that -

[P.T.O]

Registration Fee is the fee collected for the services rendered by the Department. Therefore, Registration Fee is liviable on all the documents. However, if the Government feels to exempt the Registration Fee also, it can be exempted under Section 78 of the Registration Act, 1908 .

6. Government after careful examination hereby decided for exemption of Stamp Duty, Registration Fee on Conveyance Deeds Executed by the respective Tahsildars in favour of the applicants who covered under G.O.Ms.No.59, Revenue (Assn.I) Dept, dt.30.01.2014 keeping in view the orders issued in G.O.Ms.No.12, Revenue (Assn.I) Department, dt.30.01.2015.

7. Accordingly, the following notifications will be published in an Extraordinary issue of Telangana Gazette dt:25-05-2016.

NOTIFICATION.I

In exercise of the powers conferred by clause (a) of Sub-section (1) of section 9 of the Indian Stamp Act, 1899 (Central Act II of 1899) the Governor of Telangana hereby exempt Stamp Duty to register all Conveyance Deeds issued in favour of the applicants who covered under G.O.Ms.No.59, Revenue (Assn.I) Department, dt.30.1.2014 read with G.O.Ms.No.12, Revenue (Assn.I) Department, dt.30.1.2015.

NOTIFICATION.II

In exercise of the powers conferred by section 78 of the Registration Act, 1908 (Central Act XVI of 1908) the Governor of Telangana hereby makes the following amendment to the "Table of Fees" under Registration Fees issued in G.O.Ms.No.463, Revenue (Regn.I) Department, dt.17th September, 2013 and published in the Andhra Pradesh Gazette Extraordinary dated. 26.08.2013.

AMENDMENT

In the said "Table of Fees" in category (1) after serial number, 13 conveyance the following shall be added namely:-

"13 (A) No registration fee shall be levialbe in respect of conveyance deeds executed in favour of the applicants who covered under G.O.Ms.No.59, Revenue (Assn.I) Department, dt.30.1.2014 read with G.O.Ms.No.12, Revenue (Assn.I) Department, dt.30.1.2015".

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

B.R.MEENA
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner, of Printing, Stationery Stores & Purchase,
Telangana State, Hyderabad.
The Commissioner & Inspector General of Registration and Stamps,
Telangana, Hyderabad.
The Chief Commissioner of Land Administration, Telangana, Hyderabad.

Copy to:

The PS to Deputy Chief Minister & Minister (R&S), Telangana, Hyderabad.
The PS to Principal Secretary to Chief Minister, Telangana, Hyderabad.
The Law (TLSP) Department, Telangana, Hyderabad.
The Revenue (Assn.I) Department, Telangana, Hyderabad.
SF/SC's.

// FOWARDED :: BY ORDER //

SECTION OFFICER